

Snapshot of Las Vegas

2007-2008 IMAGINE THE POSSIBILITIES

Las Vegas Hosts 100th National Planning Conference

Is Las Vegas an example of sustainable living? Nearly 7000 professional planners from around the nation and the world visited our community to find out how we are applying sustainable and green planning in the city of Las Vegas at the American Planning Association's 100th National Planning Conference, April 27-May 1, 2008. It was the first time the conference was held in Las Vegas. The conference was an opportunity for the attendees to not only partake in the quintessential "Vegas" experience, but to have an in-depth immersion into the "other side" of this vibrant, one-of-a-kind community.

The annual conference addressed the challenges communities are facing and issues of concern to residents — sustainability, congestion, water supplies, climate change, downtown redevelopment and others. The conference provided information and resources for planning practitioners, educators, citizens, business leaders and elected officials.

Four members of the Planning & Development Department staff served as members of the Local Host Committee as sub-committee chairs: Local Sessions - Deputy Director Tom Perrigo, AICP; Orientation Tours - Planning Manager Flinn Fagg, AICP; Student Volunteers - Planner II Robert Summerfield, AICP, and Media - Public Information



Mayor Pro Tem Gary Reese, Mayor Oscar B. Goodman and Carl Somers from Trust for Public Land at the Las Vegas Wash mobile workshop during the APA Conference.

Officer Tina Past. Urban Design Coordinator Yorgo Kagafas, AICP, chaired the city's mobile workshop committee that planned and conducted 22 mobile workshops during the conference.

Mayor Oscar B. Goodman welcomed the attendees on the first day and hosted several workshops during the course of the conference. The city of Las Vegas' mobile workshops

and eight conference sessions featured sustainability, historic preservation, water resources, trails and open space, master-planned communities, downtown redevelopment, the Cultural Corridor and our unique Arts District. The Fremont East entertainment district was not only featured as a workshop but was the site of the "Sip off the Strip" social. The Las Vegas Springs Preserve, the historic U.S. Post Office, Fifth Street School and Floyd Lamb Park at Tule Springs were just a few of our city's special places that were featured.

Director Margo Wheeler, AICP, hosted a Mock Planning Commission public hearing for visiting planning commissioners, presented the latest city planning activities at the Planning Directors' Breakfast and several sessions, as well as organized a vintage Vegas function for fellow 'big city' planning directors showcasing the charm of the downtown neighborhoods.

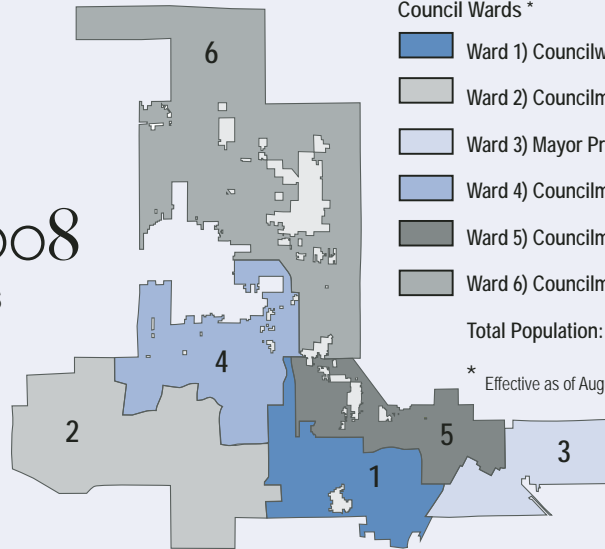
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Snapshot of Las Vegas FY 2007-2008

IMAGINE THE POSSIBILITIES



Mayor Oscar B. Goodman

Council Wards *

- Ward 1) Councilwoman Lois Tarkanian
- Ward 2) Councilman Steve Wolfson
- Ward 3) Mayor Pro Tem Gary Reese
- Ward 4) Councilman Larry Brown
- Ward 5) Councilman Ricki Y. Barlow
- Ward 6) Councilman Steven D. Ross

Total Population: 603,093 (July 1, 2007)

* Effective as of August 6, 2006

Subdivision Lots Processed		
Year	Tentative Maps	Final Maps
1998	6,947	5,338
2001	5,442	2,867
2005	12,132	6,256
2006	8,215	5,065
2007	5,761	2,367

Area of the City of Las Vegas		
Year	Acres	Square Miles
1998	69,300.42	108.28
2001	72,480.00	113.25
2005	83,965.41	131.20
2006	84,537.03	132.09
2007	84,550.40	132.11



Juhl, mixed-use development



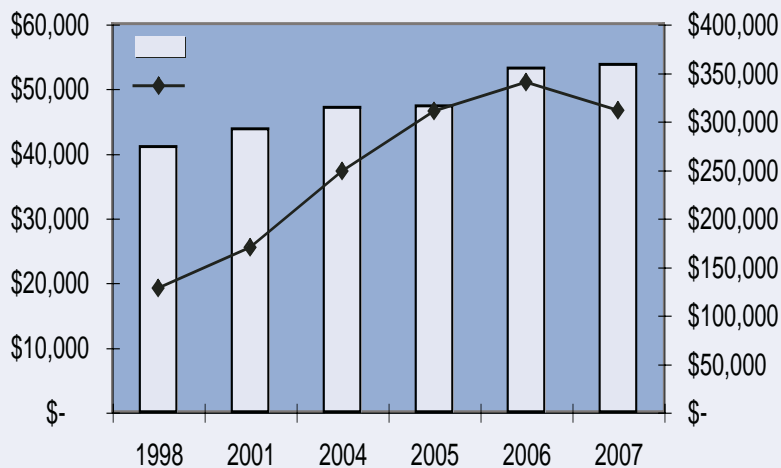
Molasky Corporate Center



Streamline Tower

Courtesy of Martin-Harris Construction
Picture by Opulence Studios

Median Income Versus Median Price of Home Sold



Snapshot is continued on page 7

SUSTAINABILITY

P&D Implements Sustainability Initiative

The City Council in 2006 identified three priorities within its Strategic Plan that address sustainability and drive the city's actions and initiatives:

- ◆ Create, integrate, and manage orderly and sustainable development and growth of our community.
- ◆ Manage cost and revenue resources to achieve efficient operations.
- ◆ Support and encourage sustainability, livability and pride in our neighborhoods.

City Manager Doug Selby formally established the city's sustainability policy in July 2007 based on a generally accepted definition that was developed by the Brundtland Commission in 1987; "Sustainable Development is development that meets the needs of the present without compromising the ability of future generations to meet their own needs."

Subsequently, the Las Vegas City Council and Planning Commission held a joint workshop on August 27, 2007 focused on sustainability. The purpose of the workshop was to achieve a common understanding of the issues surrounding sustainability and determine the level of attention that should be focused on a sustainability policy.

The City Council and Planning Commission received presentations from several professional leaders and staff members covering the broad range of subjects about sustainability. The proceedings were introduced by Deputy City Manager Steve Houchens and led by Planning & Development Deputy Director Tom Perrigo, AICP.

At the close of the workshop, the council and the commission members directed staff to prepare a report and to develop a recommended action plan for their consideration within six months.

Sustainability will be fully integrated into the Las Vegas city government in three ways: first through its regulatory authority over development (land use, zoning codes, building codes, development agreements, development standards), franchise agreements with utilities, and infrastructure development; secondly by addressing the internal day-to-operations of the city government and its facilities to reduce energy use and other national resources; and lastly through the city's community outreach communications.

Next Steps

On October 3, 2007 the Planning & Development Department presented a report of the workshop to the City Council and eight recommended action steps that the city should take to further its sustainability. The steps that were adopted by the council are:



The City Council and Planning Commissioners' joint workshop generated focused direction for city staff.

- ◆ Adopt a sustainability plan.
- ◆ Establish a city of Las Vegas tree planting program.
- ◆ Examine the fiscal and environmental costs of expansion.
- ◆ Draft code revisions and design standards in support of compact, mixed use, transit oriented development.
- ◆ Evaluate mandates and incentives for green building standards.
- ◆ Promote green building benefits to homeowners and commercial developers.
- ◆ Adopt a heat island mitigation plan.
- ◆ Prepare report of city of Las Vegas Best Practices.

These steps are being implemented at a rapid pace.

The Green Council has been formed to make recommendations for code and design changes that foster sustainability as well as evaluate mandates and incentives for green building. The council is made up of energy and resource conservation experts, green building experts and recognized authorities on sustainability.

The city is measuring and analyzing data to determine its greenhouse gas emissions and identify opportunities for reduction. This information will be compiled in a heat island mitigation plan.

In June 2008 the city adopted an Urban Forestry Initiative in order to survey and analyze the value of trees on city owned property and establish a plan for planting more. The Planning & Development Department received a \$38,000 grant provided by the Nevada Division of Forestry, Urban & Community Forestry Program and the USDA Forest Service to conduct the survey. For more information, see [Green Watch Summer 2008](#) newsletter at www.lasvegasnevada.gov.

Charging Ahead with Master Plan Elements

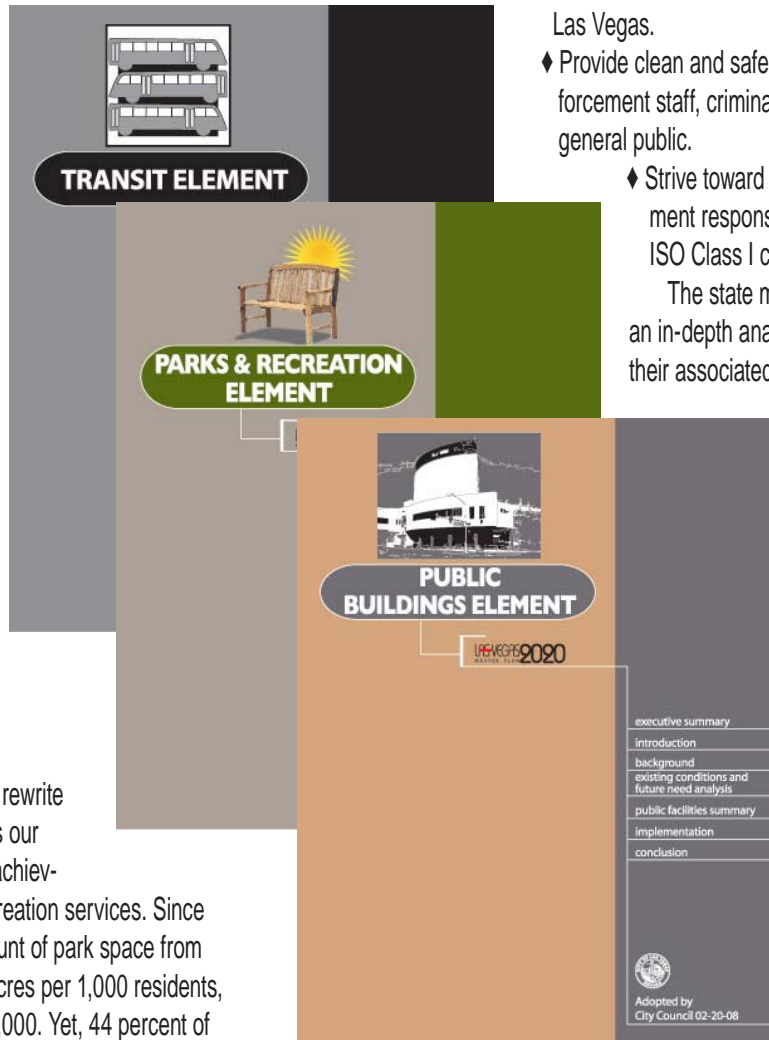
The Planning & Development Department has developed and published three elements of the Las Vegas 2020 Master Plan in 2008. The Public Buildings and Transit Elements were adopted by the City Council on February 20, 2008 and the Parks and Recreation Element was adopted on April 2, 2008. These elements address subjects required by Nevada Revised Statutes to be included in master plans of cities with a population of 400,000 or greater. To remain relevant, master plan elements also must be periodically updated to reflect the changing nature of the city's growth and development, as well as the needs and desires of its citizens.

The Parks & Recreation Element rewrite builds upon previous plans, measures our progress, and sets new priorities for achieving a fair distribution of parks and recreation services. Since 2000, the city has increased the amount of park space from 1.1 acres per 1,000 residents to 3.0 acres per 1,000 residents, exceeding the goal of 2.5 acres per 1,000. Yet, 44 percent of the city's residents do not live within walking distance (1/2 mile) of a neighborhood park, a national standard the city is working to meet. Key recommendations included are:

- ◆ Build neighborhood parks in dense, chronically underserved areas.
- ◆ Connect the planning for future parks to the city's Capital Improvement Program.
- ◆ Implement urban pathways in lieu of green spaces in the urban core.

The Public Buildings Element is another state-mandated element to include an inventory and assessment of present and future facility needs based upon population trends, level of service goals and administrative space requirements. The element guides the long-range planning of public buildings and serves as a baseline of information to be integrated into the city's strategic and capital improvement plans. A key component of the plan is an inventory showing the architecture style and landscape treatment of civic centers and public buildings. Key recommendations are:

- ◆ Provide adequate public buildings and facilities to meet the needs of a growing population.



- ◆ Promote and foster arts and culture within the city of Las Vegas.

- ◆ Provide clean and safe facilities for Detention & Enforcement staff, criminal offenders, and the general public.

- ◆ Strive toward meeting the Fire & Rescue Department response time goals and maintaining an ISO Class I certification.

The state mandated Transit Element provides an in-depth analysis of the transit systems and their associated amenities within the city and

serves as a guide for decision-makers to use when determining, prioritizing and allocating resources for future projects. An integral part of an overall transportation system plan, the transit element sets policy to ensure that land uses and corresponding development design and densities support successful, high quality transportation choices. Key recommendations in this element are:

- ◆ Align plans, policies and development codes to support mass public transportation.

- ◆ Continue to support and participate in transit project planning through committee membership.
- ◆ Seek funding opportunities to assist with transit system and amenity developments within the city of Las Vegas.
- ◆ Coordinate improvement of the design, availability, functionality, and "passenger-friendliness" of bus stop amenities.

To view the elements, visit our web site: www.lasvegasnevada.gov, select "Publications," "Plans" and click on "Master and Special Area Plans."

The city of Las Vegas is compliant with Nevada Revised Statutes with eight of the 18 required elements. Three more master plan elements, Community Design, School Facilities and Public Services & Facilities are scheduled for adoption by the City Council in early fiscal year 2008-2009. The Transportation and Streets and Highway elements are being combined into one element and are also scheduled to be considered in FY 2008-2009. The remaining five plan elements, Economic, Seismic Safety, Safety, Housing and Rural Neighborhoods Preservation will be updated and considered for adoption within the succeeding year.

Planning & Development Inspections

The city has entrusted the Planning & Development Department's inspection team to enforce the proper land use and aesthetic character of the city by ensuring that projects are built and maintained as originally approved by the City Council. The older properties of the city present a unique challenge trying to obtain compliance. Some properties have been neglected for 5-10 years and have little memory of any landscaping. Property owners eventually bring the site into compliance and the older areas are coming back to life with their cooperation.

Newly permitted buildings are required to have a (640) final planning inspection before a certificate of occupancy can be issued to ensure the conditions of their City Council land use approvals are met. This inspection covers the exterior of the building and the surrounding site including elevations, landscaping, parking, lighting, mechanical equipment and addressing. Any major discrepancies to the approved plans and conditions need to be corrected or revised plans submitted for review. Revised plans must still be in compliance with city standards and the plans eventually approved by City Council.

The Planning & Development Department assigns the address and suite numbers while the Las Vegas Fire & Rescue Department approves the location of the address placement on the buildings. The address is required to be posted on the building and on any monument/freestanding signage. Parking areas need to be paved and striped according to the plans with the correct number of spaces, including handicapped spaces. Trash enclosures are to be a fully enclosed structure, which means a roof or a trellis is required.

The expansion of the city planning inspection team has come a long way since 2005. Developers can now request pre-planting inspections for their development sites. A (621) pre-planting inspection will cover planting sizes, quantities, species and any location issues prior to a (640) final planning inspection. Additionally, the inspector will advise the developer on how to screen utility boxes larger than 27 cubic feet.

Approximately 4,000 inspections have been made during FY 07-08. Of these, approximately 45 percent were new construction and 55 percent were compliance inspections.

Second Annual Mayor's Urban Design Awards Presented

Four Las Vegas projects were honored as Mayor Urban Design Award winners during Mayor Oscar B. Goodman's State of the City Address on January 8, 2008.

The awards recognize projects that cultivate walkways and streets as shared public spaces, promote walkability and safety, conserve resources and historic buildings, and seamlessly link to their surroundings. The 2007 MUDA winners are:

Buildings and Their Environs: Newport Lofts

Public Places: Las Vegas Springs Preserve

Public Art: Betty Willis (Lifetime Contribution to Las Vegas, Iconic Neon Signage)

Historic Preservation: The Morelli House.

Department Honors

2007 APEX Awards for Publication Excellence

Government Agency Communications category: *City of Las Vegas Green Building Program campaign*
Annual Report Category: "Snapshot of Las Vegas 2005-2006"

2007 Sheldon D. Gerber Merit Awards for Excellence in Environmental Planning

Citizen Planner category award: *Planning Commissioner Byron Goynes*
Report category honorable mention: *Floyd Lamb Park at Tule Springs Master Plan*

City of Las Vegas Employee of the Month Awards

August 2007: Yorgo Kagafas, urban design coordinator
June 2008: Julie Ray, graphic artist II

City of Las Vegas Team of the Second Quarter Award

Fred Solis, AICP, senior planner; Jorge Morteo, GIS analyst II and Claudia Lopez, Planner I for planning and hosting the Latinos and Planning Network's Las Vegas Tour at the American Planning Association's national planning conference.

2008 Nevada Geographic Information Society Awards

People's Choice category award: *Public Facilities Campus 3D Perspective Map*
Innovative & Artistic category award: *Public Facilities Campus 3D Perspective Map*

2008 ICLEI - Local Governments for Sustainability "Key City for CAPP" Award

City of Las Vegas

Nat'l Conference

Continued from Page 1

Perrigo coordinated the “It’s a Desert Out There” session featuring four general managers of western water resource agencies: Patricia Mulroy, Southern Nevada Water Authority; Maureen Stapleton, San Diego County Water Authority; Chips Barry, Denver Water; and Sid Wilson, Central Arizona Project. The standing-room-only audience was most fortunate to listen to these four leaders provide insight and counsel as other areas of the nation now must contend with drought and water resource issues.

Another highlight of the conference was the “Making the Ugly Beautiful” workshop at the Las Vegas Wash Corridor. Mayor Goodman and Mayor Pro Tem Gary Reese were presented the deed to three park and trailhead sites along the wash that were acquired with the assistance of the Trust for Public Land. These acquisitions spearheaded by the Planning & Development Department were accomplished with the cooperation and support of the Bureau of Land Management through the Southern Nevada Public Lands Act program and the Nevada Division of State Lands’ Question One program.

During the conference, residents of West Las Vegas and conference attendees worked together at the Community Planning Workshop on how to spur redevelopment and revitalization in the historic community. The workshop, sponsored by APA’s American Institute of Certified Planners, was organized by Senior Planner Jim Marshall, AICP of the Planning & Development Department and members of the Neighborhood Services Department. Marshall and the local community workshop attendees are continuing to meet and work with Councilman Barlow to develop an action plan to make their vision a reality.

Senior Planner Fred Solis, AICP and GIS Analyst II Jorge Morteo organized and led a tour of the Las Vegas Hispanic community for members of the developing APA Hispanic Division. They toured the Hispanic Museum of Las Vegas, the Mi Casa En El Sol affordable owner housing development, the Rafael Rivera Community Center and received a presentation on the Old Spanish Trail.

On May 29, 2008 the Planning Commission met with department staff in a workshop setting to review their conference experiences and share what they had learned. In addition to playing their part as planning commissioners at the mock planning commission workshop, they served as hosts during the orientation tours and other mobile workshops and attended educational conference sessions.

It was an intense, exciting week for members of the Planning & Development staff who not only served as speakers, coordinators, guides and hosts but also needed to acquire their continuing education credits to maintain their accreditation from the American Institute of Certified Planners. Hosting the national conference enabled many planners to add to their professional education and learn best practices from their peers at minimal cost, thereby bringing substantial benefits to the city of Las Vegas. The community will reap these rewards for many years to come.

PERFORMANCE PLUS Customer-driven Performance

The Planning & Development Department has implemented its ‘Performance Plus’ Strategic Business Plan as part of the city’s performance-based budgeting initiative of the same name. What makes this type of strategic planning different from conventional methods is that it is totally structured upon customer-driven results. The goal is to identify operational efficiencies and operational changes that are needed in order to provide better service to the customer.

Long-Range Planning, Planning Communication, Public Planning and Case Planning are organized along a “line of business” or a service that the department provides to its customers.

Each line of business has measures to determine the results of the services being provided. The measurements are structured into:

1. Demands – the forecast of a service need
2. Outputs – the number of service items provided to customers and
3. Results – a percentage based on the number services provided divided by the number of services required.

Additionally, efficiencies are tracked to identify expenditures per output delivered to the customer.

Some of the key measures the department will be tracking include:

- Customer satisfaction with regard to planning information and information clarity.
- Compliance with regional, state, and federal regulations.
- Mandated master plan element updates per Nevada State Statutes.
- The percentage of sustainable projects developed.
- Planning Commission abeyances due to staff error.
- Customer waiting time at the front counter.
- Turnaround time for business license and permit approvals.

Snapshot of Las Vegas FY 2007-2008

IMAGINE THE POSSIBILITIES

Dwelling Units by Type							
Year	Single Family	Multi-Plex	Mobile Home	Apartment	Townhome	Condo	Total
1998	100,601	7,843	3,388	47,585	5,039	15,165	179,621
2001	114,490	7,540	3,344	48,769	5,767	16,331	196,241
2006	132,823	7,396	3,316	51,393	8,132	18,889	221,949
2006	138,172	7,376	3,160	51,284	9,721	18,149	227,862
2007	141,249	7,439	3,160	51,129	9,964	19,990	232,931

Population and Dwelling Units by Council Ward								
	1998		2001		2005		2007	
	Population	Dwelling Units	Population	Dwelling Units	Population	Dwelling Units	Population	Dwelling Units
Ward 1	82,898	33,219	80,622	32,232	93,154	37,373	93,358	37,788
Ward 2	68,260	28,353	85,856	36,386	94,182	39,239	97,680	40,948
Ward 3	69,008	26,653	88,756	30,357	100,512	34,050	100,967	34,292
Ward 4	80,358	32,701	79,126	32,867	94,892	40,736	96,086	42,170
Ward 5	76,920	30,324	83,212	30,699	96,654	36,223	97,097	36,688
Ward 6	70,800	28,371	88,539	33,700	96,579	34,328	114,906	41,045
Total	448,244	179,621	506,111	196,241	575,973	221,949	603,093	232,931

Planning & Development Department Recap					
	3rd Qtr 2007	4th Qtr 2007	1st Qtr 2008	2nd Qtr 2008	Total FY 2007 - 2008
Number of Information Requests	86	59	70	76	291
Phone Calls to Main Extension	6,608	6,255	6,557	4,035	23,455
Agenda Items	618	446	478	404	1,946
City Council cases	330	202	228	215	975
Planning Commission cases	288	244	250	189	971
Customer Initiated Applications and Requests	60,699	50,073	52,152	46,004	208,928
GIS Map Requests	137	144	133	96	510
Total Grants in Dollars	\$3,650,000	\$321,745	\$809,039	\$ 0	\$4,780,784
Annexations Submitted in acres	380.00	5.00	73.20	0	458.20
Annexations Recorded in acres	0	13.90	46.50	1.70	62.10
General Plan Amendments	11	11	16	10	48
City Initiated	4	5	7	2	18
Customer Initiated	7	6	9	8	30
Graphics Produced	26,945	17,180	26,566	30,733	101,424



Planning Commission (left to right): Glenn E. Trowbridge, vice chairperson; Sam C. Dunnam, P.E., commissioner; David W. Steinman, commissioner; Vicki Quinn, commissioner; Byron Goynes, chairperson; Richard Truesdell, commissioner; and Steven Evans, commissioner.



City Council (left to right): Oscar B. Goodman, mayor; Gary Reese, mayor pro tem; Larry Brown, councilman; Steve Wolfson, councilman; Lois Tarkanian, councilwoman; Steven D. Ross, councilman; and Ricki Y. Barlow, councilman.



The Development Services Center, 731 S. Fourth Street, Las Vegas, Nevada.



Las Vegas City Council

Oscar B. Goodman,
Mayor
Gary Reese, Ward 3,
Mayor Pro Tem
Larry Brown, Ward 4,
Councilman
Steve Wolfson, Ward 2,
Councilman
Lois Tarkanian, Ward 1,
Councilwoman
Steven D. Ross, Ward 6,
Councilman
Ricki Y. Barlow, Ward 5,
Councilman

City Management

Douglas A. Selby,
City Manager
Steven P. Houchens,
Deputy City Manager
Betsy Fretwell,
Deputy City Manager
Orlando Sanchez,
Deputy City Manager

Planning Commission

Byron Goynes,
Chairperson
Glenn E. Trowbridge,
Vice Chairperson
Ric Truesdell,
Commissioner
Steve Evans,
Commissioner
David W. Steinman,
Commissioner
Sam C. Dunnam, P.E.,
Commissioner
Vicki Quinn,
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